

Draft of 07/01/2014

Chadds Ford Township
Delaware County, PA

Board of Supervisors' Workshop
Wednesday, May 28, 2014
7:00PM

Officials Present

Keith Klaver, Chairman
Frank Murphy, Supervisor
Judy Lizza, Manager
Hugh Donaghue, Solicitor
Michael Schneider, Engineer
Mike Sheridan, Sewer Authority Solicitor
Joe Dimatteo, Delcora Operator
Matt DiFilippo, Secretary

Call to Order

Chairman Klaver called the Workshop to order at 7:00PM

DelCora Presentation and Request

Joe Dimatteo, Delcora Operator and member of the Eastern PA Wastewater Operators Association, requested the opportunity to have the Eastern PA's operator meeting on Friday, November 14, 2014, 7:30AM – 12:00PM, at the Turner's Mill Plant. He explained that 50 – 60 vendors are expected, a tent will be set-up, a luncheon will be served, buses will shuttle attendees to other Delcora operations in the area and the Eastern PA Wastewater Operators Association will pay for everything.

Workshop and Regular Meeting Agenda Policy and Procedure

Chairman Klaver explained action items and discussion items seen on the monthly Workshop agendas, and clarified that the Board does everything possible to make sure that all items voted upon at the regular monthly meeting make it on the workshop agenda; however, sometimes there may be items that come up in between the workshop and regular meeting, such as emergency items or time-sensitive items. Supervisor Murphy suggested that the use of the language on the workshop agenda be more clear and concrete so the general public understands the items rather than using acronyms like "SALDO."

Not Your Average Joe's Subdivision and Land Development (SALDO)

Solicitor Donaghue introduced the draft resolution for preliminary and final approval for Not Your Average Joe's at 1833 Wilmington Pike, Glen Eagle Square, Suite 561, to be voted upon at the regular meeting, Wednesday, June 4, 2014. Solicitor Donaghue requested the Board to look at

certain provisions within the resolution pertaining to outdoor dining liquor service. It was clarified that if Not Your Average Joe's vacates the property then the next restaurant applicant would have to re-submit application for such services in front of the Board. Chairman Klaver clarified that outdoor liquor service is only allowed with food service.

Brandywine Mills, 1751 Wilmington Pike: Sewage Facilities Planning Module

Engineer Mastronardo reported that comments from all review letters were addressed and that the applicant is waiting for the County's review.

1421 Wilmington Pike: Conditional Use Resolution

Solicitor Donaghue introduced the draft resolution and reviewed the following details: signs, points of ingress and egress, shoulder and drainage improvements, test drive route, snow storage and lighting.

DCED Grant: 537 Plan Reimbursement

Manager Lizza reported having the DCED grant for the reimbursement of the Township's 537 Plan ready to submit with six additional exhibits, one being the resolution for action at the June 4, 2014 regular meeting. She explained that the DCED grant for reimbursement of the Township's 537 Plan will reimburse the Township 50% of the cost, \$89,376.00.

Intermunicipality Wastewater Agreement with Concord Township

Mike Sheridan, SA Solicitor, explained the agreement and how it pertained to the Brandywine Mills project at 1751 Wilmington Pike, and how it was a two-part agreement: the agreement between the Township's, and the capacity agreement with the developer. The following details were discussed: capacity, the reason for the agreement, price per EDU and number of EDUs. SA Solicitor Sheridan reported that Concord Township signed the agreement as is, but recommended an amendment. Solicitor Donaghue concurred. Chairman Klaver inquired about the capacity agreement to which SA Solicitor Sheridan responded that the price per EDU is nonrefundable.

Not Your Average Joe's Vestibule Waiver

Manager Lizza reported that Not Your Average Joe's requested a waiver for vestibule construction since it is minimal construction over an existing impervious coverage. Chairman Klaver clarified that the inspector and engineer endorsed the waiver, and that the new vestibule will improve maneuverability for handicapped patrons.

Brandywine Prime: HARB CoA

The Historical and Architectural Review Board issued a Certificate of Appropriateness for work to be done to the patio at Brandywine Prime, 1617 Baltimore Pike.

Public Comment

Mary Ann Booth, Springhill Farms, expressed concerns about Not Your Average Joe's entrances and exits into the restaurant, the outdoor dining patio, liquor license, noise and unnecessary activity in the back parking lot. Supervisor Murphy responded that the existing sidewalk is going

to be used for patio seating and a fence will be constructed, which Engineer Schneider confirmed, and Solicitor Donaghue further clarified entrances and exits to the building and ADA accessibility.

Dennis Quinn, Ridge Road, inquired about the Bamboo Ordinance, and talked about the damaging effects of a running bamboo root system. Solicitor Donaghue responded that a draft has been circulated, rather now titled “Noxious Vegetation,” the Township manager will be authorized to advertise and the ordinance will be considered for adoption at the regular meeting in July. Solicitor Donaghue reviewed the following items within the ordinance: growing or cultivating noxious vegetation in the Township, ensuring it’s not a threat to the residents such as running bamboo and cited the Pennsylvania State list of noxious vegetation.

Comcast Contract

Manager Lizza reported two options the Township has with Comcast concerning the Comcast Franchise Agreement: 10 years and receive a \$4,000 grant or 15 years and receive a \$7,000 grant. The manager was authorized to advertise the ordinance.

CFTSA repayment

Manager Lizza reported that the loan from the Township to the Sewer Authority was repaid.

2014 Funding of Capital Improvement

Chairman Klaver deferred this item until the end of the year.

Transfer of Funds from Cornerstone to TD Bank

Manager Lizza reported this would be on the agenda and a motion would be necessary at regular meeting.

Meridian CD

Manager Lizza reported that the Meridian CD would mature, interest will be deposited in the DNB Infrastructure Fund, and a motion would be necessary at the regular meeting.

Brandywine Drive Money Market

Chairman Klaver reported that the Brandywine Drive Money Market account will be transferred to the General Fund.

2014 Road Program

There are drainage concerns on Oakland Road which will be addressed. Manager Lizza, Roadmaster Thorpe and Engineer Mastronardo are addressing the Road Program at our July regular meeting.

Act 537 Plan

Engineer Mastronardo is working on the Act 537 Plan.

Marshall Road Speed Limit

Supervisor Murphy would like to see all residential roads in the Township have a 25MPH speed limit. The first road proposed to be reduced will be Marshall Road.

Adjournment

Chairman Klaver adjourned the workshop at 8:50PM.

Respectfully submitted,

Matt DiFilippo, Secretary